

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM
GROUP 5

Property ID: R22003

Property Information

property address: 408 N WASHINGTON AVE
legal description: CITY OF BRYAN, BLOCK 11, LOT 6 & 7 (77' OF) & PT OF ALLEY
owner name/address: MHMR AUTH OF BRAZOS VALLEY
-A POLITICAL SUBDIVISION-
PO BOX 4588
BRYAN, TX 77805-4588
full business name: Res
land use category: Single Family Res. type of business: _____
current zoning: C1 occupancy status: occ
lot area (square feet): 2625 frontage along Texas Avenue (feet): _____
lot depth (feet): 125 sq. footage of building: 3043
property conforms to: ☒ min. lot area standards ☐ min. lot depth standards ☒ min. lot width standards
77ft.

Improvements

of buildings: 1 building height (feet): 16 # of stories: 1
type of buildings (specify): Brick
building/site condition: 4
buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify) _____
approximate construction date: 1930s accessible to the public: ☐ yes ☒ no
possible historic resource: ☐ yes ☐ no sidewalks along Texas Avenue: ☐ yes ☐ no
other improvements: ☒ yes ☐ no (specify) chain link fence
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes ☒ no ☐ dilapidated ☐ abandoned ☐ in-use
of signs: _____ type/material of sign: _____
overall condition (specify): _____
removal of any dilapidated signs suggested? ☐ yes ☐ no (specify) _____

Off-street Parking N/A

improved: ☐ yes ☐ no parking spaces striped: ☐ yes ☐ no # of available off-street spaces: 2
lot type: ☐ asphalt ☐ concrete ☐ other _____
space sizes: _____ sufficient off-street parking for existing land use: ☐ yes ☐ no
overall condition: _____
end islands or bay dividers: ☐ yes ☒ no landscaped islands: ☐ yes ☒ no

Curb Cuts on Texas Avenue

how many: _____ curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no

if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

Landscaping

☒ yes ☐ no (if none is present) is there room for landscaping on the property? ☐ yes ☐ no

comments: _____

Outside Storage

☒ yes ☐ no (specify) Shed
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☐ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? N/A ☐ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

Other Comments:

